

City Council
Atlanta, Georgia

07-0 -0385

AN ORDINANCE
BY: ZONING COMMITTEE

Z-07-20
Date Filed: 2-13-07

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **3830 Old Gordon Road, S.W.**, be changed from R-4 (Single family Residential) District to the C-1 (Community Business) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 15, 14th ff District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

LEGAL DESCRIPTION
3830 Old Gordon Road

All that tract or parcel of land laying and being in land lot 15 of the 14th district Fulton county, Georgia and being more particularly described as follows:

Being at a point at the intersection of the northerly r/w of Martin Luther King, Jr., Drive with the Westerly r/w of Old Gordon Road, thence along the westerly r/w of Old Gordon Road in a northwesterly direction a distance of 609.97' to the point of Beginning, thence leaving said r/w N88 55' 11" W a distance of 396.54' to a 2" pipe found; thence N03 35' 11" E a distance of 93.68' to a ½" rebar found; thence S88 19' 40" E a distance of 367.86' to a ½" rebar found on the westerly r/w of Old Gordon Road; thence along said r/w and along a curve to the right a distance of 93.34' said curve having a radius of 1347.44' a being subtended by a chord that bears S 14 12' 18" E a distance of 93.32' to the point of Beginning.

Said Tract or Parcel containing 0.80 acres and being 3830 Old Gordon Road

2-07-20